

Alpine Mountain Ranch Association

Profit and Loss

January - December 2023

	TOTAL
Income	
12100 Design Review Board Fees-Arch.	22,250.00
40000 HOA Dues	
40010 Developer Dues	171,000.00
40020 Homeowners Dues	367,650.00
Total 40000 HOA Dues	538,650.00
40100 Working Capital - Lot Sale	4,840.50
40200 Real Estate Transfer Fee	99,000.00
40400 Amenities	
40401 Guest Cabin	1,800.00
Total 40400 Amenities	1,800.00
50000 Custom Hay Production	2,400.00
Cashback Reward	25.31
Sales	0.00
Uncategorized Income	0.00
Total Income	\$668,965.81
GROSS PROFIT	\$668,965.81
Expenses	
60000 General Expense Accounts	
60110 Business Licenses and Permits	30.00
60120 Charitable Contributions	7,500.00
60130 Computer and Internet Expenses	
60131 Owners Lodge	484.33
60132 Guest Cabin	879.79
60133 Barn	473.80
Total 60130 Computer and Internet Expenses	1,837.92
60400 Interest Expense	2,861.47
60410 Janitorial Expense	240.00
60700 Miscellaneous Expense	0.00
60710 Office Supplies	582.63
60730 Postage and Delivery	65.09
60750 Professional Fees	4,338.31
60752 Legal Fees	11,297.00
60754 Accounting Fees	1,879.55
Total 60750 Professional Fees	17,514.86
60760 Property Management Fees	104,040.00
60765 Design Review Fee	40,240.83
60810 Telephone Expense	2,105.25
Gate	308.91
Total 60810 Telephone Expense	2,414.16

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60860 Utilities	0.00
60861 Electricity	
Barn	1,003.50
Entrance	1,058.00
Guest Cabin	1,312.67
Lake Pump	1,659.00
Lodge	1,035.00
Total 60861 Electricity	6,068.17
60865 Propane	
Barn	901.99
Guest Cabin	2,852.81
Lodge	2,519.93
Total 60865 Propane	6,274.73
60866 Trash Removal	1,147.56
60867 Water	2,056.00
60869 Satellite TV	993.63
Total 60860 Utilities	16,540.09
Total 60000 General Expense Accounts	193,867.05
62000 Amenity Programs	
62200 Owners Lodge, Hermitage & Barn	943.61
62210 Owners Lodge Supplies	4,411.11
62220 Barn Supplies	2,630.23
62221 Hermitage Supplies	103.99
62250 Recreation Equipment	830.37
62270 Holiday Decor and Lighting	6,955.00
Total 62200 Owners Lodge, Hermitage & Barn	15,874.31
62300 Track & Trail	16,796.98
62500 Fishing Program	80.88
62600 Horse Program	8,224.68
62700 Guest Cabin Expenses	3,084.80
Total 62000 Amenity Programs	44,061.65
64000 Buildings	
64100 Owners Lodge Maintenance	12,646.09
64200 Hermitage Maintenance	381.19
64300 Guest Cabin Maintenance	-52.57
64400 Barn Maintenance	1,917.66
64800 Pest Control	886.16
Total 64000 Buildings	15,778.53
65000 Entry Gate	6,355.22
65200 Gate Maintenance	41.95
Total 65000 Entry Gate	6,397.17

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66000 Ranch Operations	
66001 Repairs and Maintenance	5,446.56
66002 Small Tools and Equipment	1,017.17
66003 Vehicle	-75.00
68810 Fuel	2,351.45
68820 Pickup	2,568.68
68821 4-Wheeler & Snowmobile	649.71
Total 66003 Vehicle	5,494.84
66004 Contract Labor	31,952.50
Total 66000 Ranch Operations	43,911.07
68000 Road & Landscape	
68100 Snow Removal	15,253.42
68150 Landscape Maintenance	29,876.54
68250 Fence Maintenance	11,585.87
68400 Sand	1,104.62
68450 Signs & Lighting	269.55
68500 Weed Control	7,667.00
68550 Lake Maintenance	4,720.74
Total 68000 Road & Landscape	70,477.74
69000 Metro District	140,000.00
93980 Capital Expenses	289,308.55
Uncategorized Expense	0.00
Total Expenses	\$803,801.76
NET OPERATING INCOME	\$ -134,835.95
Other Income	
80200 Interest Income	15,470.47
Total Other Income	\$15,470.47
NET OTHER INCOME	\$15,470.47
NET INCOME	\$ -119,365.48